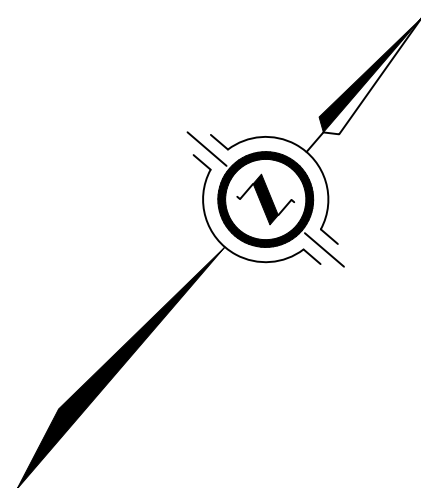




APPROVED UNDER SECTION 51 OF THE PLANNING ACT
BY THE CITY OF OTTAWA THIS
..... DAY OF, 2025.

MARCIA WALLACE, PHD, RPP
GENERAL MANAGER,
PLANNING, DEVELOPMENT AND BUILDING
SERVICES DEPARTMENT, CITY OF OTTAWA

PLAN 4M-

I CERTIFY THAT THIS PLAN IS REGISTERED IN
THE LAND REGISTRY OFFICE FOR THE LAND TITLES
DIVISION OF OTTAWA-CARLETON (No. 4)
AT..... O'CLOCK ON THE..... DAY
OF....., 2025 AND ENTERED IN THE PARCEL
REGISTER FOR PROPERTY IDENTIFIER

AND THE REQUIRED CONSENTS ARE REGISTERED AS
PLAN DOCUMENT No.....

REPRESENTATIVE FOR LAND REGISTRAR

THIS PLAN COMPRISES PART OF PINS 04449-0190 (LT), 04449-3262 (LT) AND
04449-3263 (LT).

PLAN OF SUBDIVISION OF PART OF LOT 24 CONCESSION 9

(GEOGRAPHIC TOWNSHIP OF GOULBOURN)

CITY OF OTTAWA
J.D. BARNES LIMITED

METRIC DISTANCES AND/OR COORDINATES SHOWN ON THIS PLAN ARE IN
METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

SCALE 1 : 1000
0 20 40 60 metres

NOTES

BEARINGS ARE MTM GRID, AND DERIVED FROM GLOBAL NAVIGATION SATELLITE
SYSTEMS (GNSS) BY REAL TIME NETWORK (RTN) OBSERVATIONS, MTM ZONE 9,
NAD 83, (CSRS) (2010.0).

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY
THE COMBINED SCALE FACTOR OF 0.999915.

ALL SET SSIB AND PB MONUMENTS WERE USED DUE TO LACK OF OVERBURDEN
AND/OR PROXIMITY OF UNDERGROUND UTILITIES IN ACCORDANCE WITH
SECTION 11 (4) OF O.R.G. 525/91.

INTEGRATION DATA

OBSERVED REFERENCE POINTS (ORPs): MTM ZONE 9, NAD83 (CSRS) (2010.0).
COORDINATES TO URBAN ACCURACY PER SECTION 14 (2) OF O.R.G. 216/10.

POINT ID	EASTING	NORTHING
ORP (A)	351 833.78	5 012 026.98
ORP (B)	352 342.14	5 011 941.90

COORDINATES CANNOT, IN THEMSELVES, BE USED TO RE-ESTABLISH
CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

THE RESULTANT TIE BETWEEN ORP (A) AND ORP (B) IS 525.63m. (GROUND),
N 80°29'55" W.

LEGEND

■	DENOTES	SURVEY MONUMENT FOUND
□	DENOTES	PARCELY MONUMENT SET
SB	DENOTES	STANDARD IRON BAR
SSIB	DENOTES	SHORT STANDARD IRON BAR
IB	DENOTES	IRON BAR
PB	DENOTES	PLASTIC BAR
JDB	DENOTES	J.D. BARNES LIMITED
1287	DENOTES	FARLEY, SMITH & MURRAY SURVEYING LTD.
ANIS	DENOTES	ANNIS, O'SULLIVAN, VOLLEBERG LTD.
WT	DENOTES	WITNESS
MEAS	DENOTES	MEASURED
INST.	DENOTES	INSTRUMENT
NG	DENOTES	NUMBER
PIN	DENOTES	PARCEL IDENTIFICATION NUMBER

ALL FOUND MONUMENTS ARE JDB UNLESS OTHERWISE SPECIFIED.

ALL SET MONUMENTS ARE PB'S UNLESS OTHERWISE NOTED.

N=NORTH S=SOUTH E=EAST W=WEST

CURVE TABLE			
LOT/BLOCK	RADIUS	ARC	CHORD
LOT 6	18.00	0.83	0.83
LOT 7	18.00	10.87	10.71
LOT 7	18.00	1.00	1.00
LOT 8	18.00	9.44	9.33
LOT 9	18.00	0.21	0.21
LOT 52	146.97	1.39	1.39
LOT 53	146.97	10.74	10.73
LOT 53	124.00	6.55	6.55
LOT 54	146.97	10.26	10.26
LOT 54	124.01	12.65	12.64
LOT 55	146.97	10.23	10.23
LOT 55	124.00	12.48	12.47
LOT 56	146.97	7.94	7.94
LOT 56	124.00	18.29	18.27
BLOCK 99	18.00	6.13	6.10
BLOCK 103	150.00	59.53	59.14
BLOCK 104	146.97	40.57	40.44

OWNER'S CERTIFICATE - PINS 04449-0190, 04449-3262 (LT) AND 04449-3263 (LT)

THIS IS TO CERTIFY THAT:

- LOTS 1 TO 64, (BOTH INCLUSIVE), BLOCKS 65 TO 104,
(BOTH INCLUSIVE), THE STREET WIDENING, NAMELY BLOCK 105,
AND THE STREETS NAMELY STREET 1, STREET 2, STREET 3,
STREET 4, STREET 5 AND STREET 6 HAVE BEEN LAID OUT IN
ACCORDANCE WITH OUR INSTRUCTIONS.
- THE STREETS AND STREET WIDENING ARE HEREBY DEDICATED TO
CITY OF OTTAWA AS PUBLIC HIGHWAY.

DATED THIS..... DAY OF....., 2025

CAVAN (STITTSVILLE) INC.

FRANK CARO

President

"I HAVE THE AUTHORITY TO BIND THE CORPORATION"

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

- THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS
ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS
MADE UNDER THEM.
- THE SURVEY WAS COMPLETED ON....., 2025.

X
DATE
DRAFT
SHAWN LEROUX
ONTARIO LAND SURVEYOR



DRAWN BY: J.M.	CHECKED BY: S.L.	REFERENCE NO.: 23-10-060-00 (Phase 1)
PLOT DATE: 11/21/2025 3:14 PM	DATED: 11/21/2025	V 4.0

